



CITY OF LODI

COUNCIL COMMUNICATION

AGENDA TITLE: Contract Change Orders for Hutchins Street Square Conference and Performing Arts Center, 125 South Hutchins Street

MEETING DATE: July 1, 1998

PREPARED BY: Public Works Director

RECOMMENDED ACTION: This item is for information only. No action is required.

BACKGROUND INFORMATION: In accordance with the Contract Change Order Policy, the City Council is being informed of change orders approved by the City Manager for this project since the June 3, 1998, meeting.

The original contract for this project was \$8,262,010.00. The total cost of change orders to date is \$1,180,385.70 (or 14.3%); of this amount, approximately \$1,080,000.00 (9.2%) is due to owner-requested additional work. The project is approximately 100 percent complete. Detailed below is a complete description of the work involved in the new change orders. More detailed descriptions and backup information for these change orders is available in the Public Works Department.

Change Order No. 99 - This change is for the addition of code-required smoke detectors at the main lobby and rotunda. (\$3,907.96)

Change Order No. 100 - This change order is for the addition of code-required exit lights at the north theater exit to the Fine Arts Building. (\$1,130.85)

Change Order No. 101 - This change order covers the cost of adding lights and electrical power outlets at the south planter for future use in the plaza area. (\$613.79)

Change Order No. 102 - This change order covers the cost of trenching and placing electrical conduit for the main electrical supply wires to the site. (\$7,897.81)

Change Order No. 103 - This change order covers the cost of connecting the existing Senior Center water supply to the new water system. (\$2,357.25)

Change Order No. 104 - This change order covers the cost of adding two ceiling access doors for future maintenance of HVAC equipment. (\$304.50)

Change Order No. 105 - This change order covers the cost of new exterior light fixtures on the north side of the Conference, Fine Arts and Back Stage buildings. (\$2,044.00)

Change Order No. 106 - This change order is to provide code-required lighting control systems to meet energy conservation requirements. (\$14,906.85)

Change Order No. 107 - This change order covers the cost of adding code-required exit signs at the existing Fine Arts Building north doors. (\$332.98)

Change Order No. 108 - This change order covers the cost of changing the type of exit light fixtures at six locations to allow proper installation per code requirements. (\$2,762.16)

Change Order No. 109 - This change order is to cover the cost of adding electrical conduits for the theatrical sound system. (\$2,825.55)

Change Order No. 110 - This change order is for the addition of steel supports at the theater handrail posts to meet code-required stiffness standards. (\$3,476.71)

APPROVED:


H. DIXON FLYNN -- CITY MANAGER

Change Order No. 111 - This change order covers the cost of providing a properly sized electric circuit breaker for air conditioner #11. (\$586.95)

Change Order No. 112 - This change order covers the cost of providing electrical power to the main theater lighting control dimmer racks. (\$5,739.30)

Change Order No. 113 - This change covers the cost of adding electric relays for proper operation of bathroom ceiling fans #3 and #4. (\$666.75)

Change Order No. 114 - This change order is for providing electric power to the new hot water heater at the conference building. (\$619.20)

Change Order No. 115 - This change order covers the cost of adding a step and handrails at the Gallery main lobby. (\$2,970.96)

Change Order No. 116 - This change order covers the cost of providing 4 foot by 4 foot by 2-inch thick steel HVAC floor grilles at the stage floor. This will allow equipment and stage props to be used on the stage without damaging the HVAC system. (\$5,188.48)

Change Order No. 117 - This change order covers the cost of altering the mounting details for the main theater house light supports to allow proper placement of the light fixtures and ease in future maintenance. (\$10,230.23)

Change Order No. 118 - This change order covers the cost of altering the main concession counter for handicap access, altering the back concession counter to allow the installation of the ice machine, and added wood paneling at the north rotunda walls. (\$2,062.96)

Change Order No. 119 - This change order covers the cost of new hardware at the orchestra pit access door. (\$343.30)

Change Order No. 120 - This change order is for the addition of carpet at the theater midhouse "king" aisle. (\$385.35)

Change Order No. 121 - This change order covers the cost of miscellaneous plumbing work (replacing two kitchen faucets, one toilet, one sink, and rerouting an existing roof drain at the Fine Arts Building). (\$3,670.11)

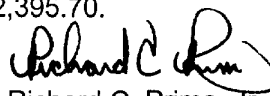
Change Order No. 122 - This change order covers the cost of providing a new rubber roofing system at the existing Fine Arts Building to replace the current, deteriorated, built-up roof system. (\$27,672.75)

Change Order No. 123 - This change order covers the cost of adding a door at the mechanical equipment yard wall to allow exterior access to Fire Department and Pacific Bell personnel. (\$2,506.06)

Change Order No. 124 - This change order covers the cost of replacing the existing theater cornice gutter sump drains with new galvanized sump drains. (\$1,883.95)

Change Order No. 125 - This change order covers the cost of adding a roof-mounted air conditioning unit for the theater control room. This unit is required to keep the theatrical sound equipment from overheating. (\$31,549.62)

FUNDING: There are sufficient funds budgeted in the Hutchins Street Square Conference and Performing Arts Center account to cover these twenty-seven change orders (\$138,636.38). The total contract to date is \$9,442,395.70.



Richard C. Prima, Jr.
Public Works Director

Prepared by Gary Wiman, Construction Manager
cc: Fleet and Facilities Manager
Construction Manager